

# \$489,900 - 111 Crestview Boulevard, Sylvan Lake

MLS® #A2238025

**\$489,900**

3 Bedroom, 3.00 Bathroom, 1,446 sqft

Residential on 0.10 Acres

Crestview, Sylvan Lake, Alberta

What makes this home truly special? The sale of this property contributes to a larger community initiative, making your purchase both personal and purposeful. You are not just buying a home, you are becoming part of something bigger.

This beautifully crafted brand new 2 storey features 3 bedrooms, 2.5 bathrooms, a striking central staircase, designer kitchen, and a single attached garage. From the moment you walk in, you are welcomed by a bright open concept layout with warm toned flooring and timeless finishes throughout.

The kitchen is a showstopper, with quartz countertops, a full height designer backsplash, matte black appliances, and a spacious island ideal for casual dining or entertaining. Oversized patio doors lead to your backyard, creating a seamless flow between indoor and outdoor living.

Upstairs, the primary suite offers a walk in closet and elegant ensuite with dual sinks and a walk in shower. Two additional bedrooms, upper floor laundry, and a stylish main bath complete the upper level.

This is more than just a beautifully built home. It is a chance to invest in both your future and your community.

Built in 2025



## Essential Information

|                |             |
|----------------|-------------|
| MLS® #         | A2238025    |
| Price          | \$489,900   |
| Bedrooms       | 3           |
| Bathrooms      | 3.00        |
| Full Baths     | 2           |
| Half Baths     | 1           |
| Square Footage | 1,446       |
| Acres          | 0.10        |
| Year Built     | 2025        |
| Type           | Residential |
| Sub-Type       | Detached    |
| Style          | 2 Storey    |
| Status         | Active      |

## Community Information

|             |                         |
|-------------|-------------------------|
| Address     | 111 Crestview Boulevard |
| Subdivision | Crestview               |
| City        | Sylvan Lake             |
| County      | Red Deer County         |
| Province    | Alberta                 |
| Postal Code | T4S 0V8                 |

## Amenities

|                |                  |
|----------------|------------------|
| Parking Spaces | 1                |
| Parking        | Attached Carport |

## Interior

|                   |                                                                               |
|-------------------|-------------------------------------------------------------------------------|
| Interior Features | Kitchen Island, Open Floorplan, Walk-In Closet(s)                             |
| Appliances        | Dishwasher, Electric Range, Microwave, Range Hood, Refrigerator, Washer/Dryer |
| Heating           | None                                                                          |
| Cooling           | None                                                                          |
| Has Basement      | Yes                                                                           |
| Basement          | Full, Unfinished                                                              |

## Exterior

|                   |              |
|-------------------|--------------|
| Exterior Features | Private Yard |
| Lot Description   | Private      |

|              |                                        |
|--------------|----------------------------------------|
| Roof         | Asphalt Shingle                        |
| Construction | Brick, Stone, Vinyl Siding, Wood Frame |
| Foundation   | Combination                            |

**Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | July 21st, 2025 |
| Days on Market | 10              |
| Zoning         | R5              |

**Listing Details**

|                |                                  |
|----------------|----------------------------------|
| Listing Office | The Agency North Central Alberta |
|----------------|----------------------------------|

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